

039.0

0002

0010.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

849,400 / 849,400

849,400 / 849,400

849,400 / 849,400

**PROPERTY LOCATION**

| No    | Alt No | Direction/Street/City |
|-------|--------|-----------------------|
| 15-17 |        | PATRICK ST, ARLINGTON |

**OWNERSHIP**

Unit #:

|                         |  |
|-------------------------|--|
| Owner 1: SULTAN FAREENA |  |
| Owner 2:                |  |
| Owner 3:                |  |

Street 1: 7 SOUTH RINDGE AVENUE

Street 2:

Twn/City: LEXINGTON

St/Prov: MA Cntry: Own Occ: N

Postal: 02420 Type:

**PREVIOUS OWNER**

|           |        |
|-----------|--------|
| Owner 1:  |        |
| Owner 2:  |        |
| Street 1: |        |
| Twn/City: |        |
| St/Prov:  | Cntry: |
| Postal:   |        |

**NARRATIVE DESCRIPTION**

This parcel contains 7,512 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1969, having primarily Clapboard Exterior and 2083 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 6 Bdrrms.

**OTHER ASSESSMENTS**

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
|      |            |        |          |

**EXTERIOR INFORMATION**

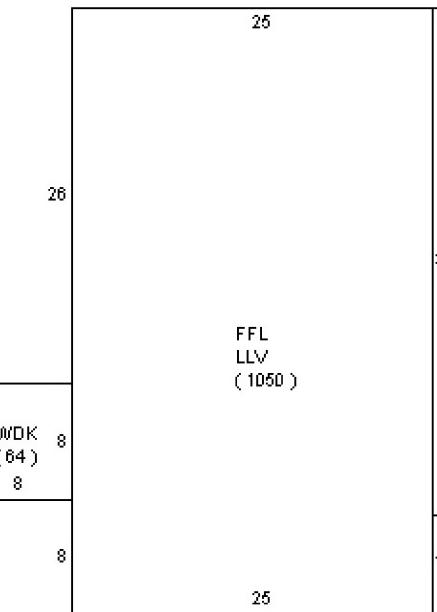
|               |                   |          |
|---------------|-------------------|----------|
| Type:         | 13 - Multi-Garden |          |
| Sty Ht:       | 1 - 1 Story       |          |
| (Liv) Units:  | 2                 | Total: 2 |
| Foundation:   | 1 - Concrete      |          |
| Frame:        | 1 - Wood          |          |
| Prime Wall:   | 2 - Clapboard     |          |
| Sec Wall:     | 8 - Brick Veneer  | 10 %     |
| Roof Struct:  | 2 - Hip           |          |
| Roof Cover:   | 1 - Asphalt Shgl  |          |
| Color:        | WHITE             |          |
| View / Desir: |                   |          |

**BATH FEATURES**

|            |   |                 |
|------------|---|-----------------|
| Full Bath: | 2 | Rating: Average |
| A Bath:    |   | Rating:         |
| 3/4 Bath:  |   | Rating:         |
| A 3QBth:   |   | Rating:         |
| 1/2 Bath:  |   | Rating:         |
| A HBth:    |   | Rating:         |
| OthrFix:   |   | Rating:         |

**COMMENTS**

|  |  |
|--|--|
|  |  |
|--|--|

**SKETCH****GENERAL INFORMATION**

|               |             |
|---------------|-------------|
| Grade:        | C - Average |
| Year Blt:     | 1969        |
| Eff Yr Blt:   |             |
| Alt LUC:      |             |
| Alt %:        |             |
| Jurisdct:     |             |
| Fact:         | .           |
| Const Mod:    |             |
| Lump Sum Adj: |             |

**INTERIOR INFORMATION**

|                |                 |
|----------------|-----------------|
| Avg Ht/FL:     | STD             |
| Prim Int Wall: | 2 - Plaster     |
| Sec Int Wall:  |                 |
| Partition:     | T - Typical     |
| Prim Floors:   | 4 - Carpet      |
| Sec Floors:    |                 |
| Bsmnt Flr:     | 4 - Carpet      |
| Subfloor:      |                 |
| Bsmnt Gar:     |                 |
| Electric:      | 3 - Typical     |
| Insulation:    | 2 - Typical     |
| Int vs Ext:    | S               |
| Heat Fuel:     | 3 - Electric    |
| Heat Type:     | 6 - Elec Base/B |
| # Heat Sys:    | 2               |
| % Heated:      | 100             |
| % AC:          |                 |
| Solar HW:      | NO              |
| Central Vac:   | NO              |
| % Com Wall     |                 |
| % Sprinkled:   |                 |

**CONDOS INFORMATION**

|              |  |
|--------------|--|
| Location:    |  |
| Total Units: |  |
| Floor:       |  |
| % Own:       |  |
| Name:        |  |

**DEPRECIATION**

|             |           |        |
|-------------|-----------|--------|
| Phys Cond:  | GD - Good | 18. %  |
| Functional: |           | %      |
| Economic:   |           | %      |
| Special:    |           | %      |
| Override:   |           | %      |
|             | Total:    | 18.3 % |

**CALC SUMMARY**

|                    |            |
|--------------------|------------|
| Basic \$ / SQ:     | 170.00     |
| Size Adj.:         | 1.35000002 |
| Const Adj.:        | 0.99287075 |
| Adj \$ / SQ:       | 227.864    |
| Other Features:    | 101500     |
| Grade Factor:      | 1.00       |
| NBHD Inf:          | 1.00000000 |
| NBHD Mod:          |            |
| LUC Factor:        | 1.00       |
| Adj Total:         | 534126     |
| Depreciation:      | 97745      |
| Depreciated Total: | 436381     |

| Rate | Parcel ID | Typ | Date | Sale Price |
|------|-----------|-----|------|------------|
|      |           |     |      |            |

| WtAv\$/SQ: | AvRate: | Ind.Val |
|------------|---------|---------|
|            |         |         |

| Juris. Factor: | Before Depr: |
|----------------|--------------|
|                | 227.86       |

| Special Features: | 0 | Val/Su Net: |
|-------------------|---|-------------|
|                   |   | 198.45      |

| Final Total: | Val/Su SzAd |
|--------------|-------------|
| 436400       | 402.21      |

**MOBILE HOME**

|       |  |        |  |           |  |       |  |        |  |
|-------|--|--------|--|-----------|--|-------|--|--------|--|
| Make: |  | Model: |  | Serial #: |  | Year: |  | Color: |  |
|-------|--|--------|--|-----------|--|-------|--|--------|--|

**SPEC FEATURES/YARD ITEMS**

| Code | Description | A | Y/S | Qty | Size/Dim | Qual | Con | Year | Unit Price | D/S | Dep | LUC | Fact | NB Fa | Appr Value | JCod | JFact | Juris. Value |
|------|-------------|---|-----|-----|----------|------|-----|------|------------|-----|-----|-----|------|-------|------------|------|-------|--------------|
|      |             |   |     |     |          |      |     |      |            |     |     |     |      |       |            |      |       |              |

**PARCEL ID** 039.0-0002-0010.A**SKETCH**

|         |                   |                         |        |
|---------|-------------------|-------------------------|--------|
| More: N | Total Yard Items: | Total Special Features: | Total: |
|---------|-------------------|-------------------------|--------|

**AssessPro Patriot Properties, Inc****SUB AREA**

| Code    | Description        | Area - SQ | Rate - AV | Undepr Value | Sub Area | % Usbl | Descrip | % Type | Qu | # Ten |
|---------|--------------------|-----------|-----------|--------------|----------|--------|---------|--------|----|-------|
| FFL     | First Floor        | 1,085     | 227.860   | 247,232      |          |        |         |        |    |       |
| LLV     | Lower Level        | 1,050     | 175.600   | 184,377      | LLV      | 100    | FLA     | 95     | A  |       |
| WDK     | Deck               | 64        | 15.890    | 1,017        |          |        |         |        |    |       |
|         |                    |           |           |              |          |        |         |        |    |       |
|         | Net Sketched Area: | 2,199     | Total:    | 432,626      |          |        |         |        |    |       |
| Size Ad | 1085               | Gross Are | 2199      | FinArea      | 2083     |        |         |        |    |       |

**IMAGE**